

141.0

0003

0011.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

819,600 / 819,600

USE VALUE:

819,600 / 819,600

ASSESSED:

819,600 / 819,600

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
241		GRAY ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: BEVER ERICA JANE &	
Owner 2: UEBELHART SCOTT A	
Owner 3:	
Street 1: 241 GRAY ST	
Street 2:	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02476	Type:

## PREVIOUS OWNER

Owner 1: ALTFELD MARCUS -
Owner 2: ADDO MARILYN M -
Street 1: 241 GRAY ST
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02476

## NARRATIVE DESCRIPTION

This parcel contains 5,009 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1926, having primarily Wood Shingle Exterior and 1581 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5009		Sq. Ft.	Site		0	80.	1.14	9									456,216						456,200	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	5009.000	359,000	4,400	456,200	819,600		90706
							GIS Ref
							GIS Ref
							Insp Date
							01/14/09



**Patriot**  
Properties Inc.

## USER DEFINED

Prior Id # 1:	90706
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/11/20	01:08:12
PRINT	
LAST REV	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	359,000	4400	5,009.	456,200	819,600	819,600	Year End Roll	12/18/2019
2019	101	FV	272,400	4400	5,009.	427,700	704,500	704,500	Year End Roll	1/3/2019
2018	101	FV	272,400	4400	5,009.	353,600	630,400	630,400	Year End Roll	12/20/2017
2017	101	FV	272,400	4400	5,009.	325,100	601,900	601,900	Year End Roll	1/3/2017
2016	101	FV	272,400	4400	5,009.	296,500	573,300	573,300	Year End	1/4/2016
2015	101	FV	265,700	4400	5,009.	290,800	560,900	560,900	Year End Roll	12/11/2014
2014	101	FV	264,200	3800	5,009.	270,300	538,300	538,300	Year End Roll	12/16/2013
2013	101	FV	264,200	3800	5,009.	257,200	525,200	525,200		12/13/2012

## SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ALTFELD MARCUS,	62248-462		7/16/2013		640,000	No	No		
GUZMAN VICTOR M	42617-354		4/27/2004		508,750	No	No		
COONEY TIMOTHY	30723-273		10/1/1999		348,500	No	No		
	14566-80		3/1/1982		87,000	No	No	Y	

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/10/2016	2009	Redo Bat	10,000					
8/29/2014	1080	Manual	826	8/29/2014				Insulation.

## ACTIVITY INFORMATION

Date	Result	By	Name
1/14/2009	Measured	372	PATRIOT
8/8/2004	MLS	MM	Mary M
6/19/2000	MLS		
11/23/1999	Mailer Sent		
11/10/1999	Measured	243	PATRIOT
1/1/1982		MS	

Sign: VERIFICATION OF VISIT NOT DATA

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>							
Type: 6	- Colonial			Full Bath: 1	Rating: Good														
Sty Ht: 2A	- 2 Sty +Attic			A Bath:	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:														
Foundation: 3	- BrickorStone			A 3QBth:	Rating:														
Frame: 1	- Wood			1/2 Bath: 1	Rating: Good														
Prime Wall: 1	- Wood Shingle			A HBth:	Rating:														
Sec Wall:				OthrFix:	Rating:														
Roof Struct: 3	- Gambrel																		
Roof Cover: 1	- Asphalt Shgl																		
Color: RED																			
View / Desir:																			
<b>GENERAL INFORMATION</b>				<b>OTHER FEATURES</b>				<b>RESIDENTIAL GRID</b>				<b>SKETCH</b>							
Grade: C+	- Average (+)			Kits: 1	Rating: Good			1st Res Grid	Desc: Line 1			# Units: 1							
Year Blt: 1926	Eff Yr Blt:			A Kits:	Rating:														
Alt LUC:	Alt %:			Fpl: 1	Rating: Good														
Jurisdct:	Fact: .			WSFlue:	Rating:														
Const Mod:																			
Lump Sum Adj:																			
<b>INTERIOR INFORMATION</b>				<b>CONDOS INFORMATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>							
Avg Ht/FL: STD				Location:				Exterior:				No Unit					RMS	BRs	FL
Prim Int Wall: 2	- Plaster			Total Units:				Interior:				1	8	4					
Sec Int Wall:				Floor:				Additions:											
Partition: T	- Typical			% Own:				Kitchen:											
Prim Floors: 3	- Hardwood			Name:				Baths:											
Sec Floors:				Total:	18.6 %			Plumbing:											
Bsmnt Flr: 12	- Concrete							Electric:											
Subfloor:								Heating:											
Bsmnt Gar:								General:											
Electric: 3	- Typical																		
Insulation: 2	- Typical																		
Int vs Ext:																			
Heat Fuel: 1	- Oil																		
Heat Type: 5	- Steam																		
# Heat Sys: 1																			
% Heated: 100				% AC:															
Solar HW: NO				Central Vac: NO															
% Com Wall				% Sprinkled:															
<b>MOBILE HOME</b>				Make:				Model:				Serial #:				Year:			
<b>SPEC FEATURES/YARD ITEMS</b>												<b>PARCEL ID</b>							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
3	Garage	D	Y	1	12X18	A	GD	1926	26.57	T	30	101			4,000		4,000		
19	Patio	D	Y	1	10X10	A	AV	1980	6.00	T	31.2	101			400		400		
More: N	Total Yard Items:	4,400		Total Special Features:			Total:	4,400		<b>IMAGE</b>				<b>AssessPro Patriot Properties, Inc</b>					